



6709 EMERSON AVE

**Kitchen Remodel; Bathroom Remodel;
Exterior Improvements & Landscaping**

Updating a 1950s Rambler goes beyond paint. This homeowner has brought her home into the 21st century with updates to electrical, plumbing and flooring. A beautiful new kitchen and patio have enhanced the flow and function of the main level, while a remodeled bathroom still manages to honor the past. Exterior upgrades and attention to the smallest details make this a master-class project.

Approximate Cost? \$165,000

Favorite Feature?

The original tile in the bathroom was preserved while I was still able to give it an updated look. The patio and deck, plus the kitchen laundry.

Lessons Learned?

Plan for the unexpected costs that come along (tree trimming, fireplace cleaning, etc.).

Splurge?

The gas fireplace, the basement egress window, and all the prefinished interior trim and doors.

Save?

Chose corian and butcher-block countertops instead of granite or quartz. Remodeled the bathroom instead of completely gutting it.

Recommended Contractors or Vendors?

- ♦ Otte Log Homes, builder: (507) 263-8155
- ♦ Gary Hittle, architect: (952) 992-0488
- ♦ Mike Kinmouth, cabinets: (612) 751-9846



 **LendingCenter**
Center for Energy and Environment



RENOVATION CELEBRATION

A TOUR OF REMODELED HOMES IN RICHFIELD



BEFORE



AFTER



Paint Colors:

Sherwin Williams: Natural Linen (living room/kitchen), Ionic Ivory (bedroom), Rice Grain (den), Vanillin (bathroom)

SW 9109
Natural Linen

SW 6406
Ionic Ivory

SW 6155
Rice Grain

SW 6371
Vanillin

Recommended Appliances/Brands:

LG: Stove and Counter-depth refrigerator, Samsung: dishwasher, Electrolux—washer/dryer

Thank you for attending the Renovation Celebration Home Tour: More information online at: cityofrichfield.org/housing